

# CITY OF WEST DES MOINES

## COUNCIL AGENDA

**date:** September 16, 2019

**time:** 5:30 P.M.

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MAYOR ..... STEVEN K. GAER  
COUNCILMEMBER AT LARGE ..... RENEE HARDMAN  
COUNCILMEMBER AT LARGE ..... JIM SANDAGER  
COUNCILMEMBER 1<sup>ST</sup> WARD ..... KEVIN L. TREVILLYAN  
COUNCILMEMBER 2<sup>ND</sup> WARD ..... JOHN MICKELSON  
COUNCILMEMBER 3<sup>RD</sup> WARD ..... RUSS TRIMBLE

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CITY MANAGER.....TOM HADDEN  
CITY ATTORNEY.....RICHARD SCIESZINSKI  
CITY CLERK.....RYAN JACOBSON

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1. **Call to Order/Pledge of Allegiance/Roll Call/Approval of Agenda**
2. **Citizen Forum** (Pursuant to City Council Procedural Rules citizen remarks are limited to five minutes under this agenda category - if additional time is desired the Mayor/Council may allow continuation as part of the Other Matters portion of the agenda)
3. **Mayor/Council/Manager Report/Other Entities Update**
  - a. Award Presentation - Police Officer Barry Graham
4. **Consent Agenda**
  - a. Motion - Approval of Minutes of September 3, 2019 Meeting
  - b. Motion - Approval of Bill Lists
  - c. Motion - Approval of Liquor Licenses:
    1. Apple Corps, L.P., d/b/a Applebee's Neighborhood Grill & Bar, 6190 Mills Civic Parkway - Class LC Liquor License with Sunday Sales - Renewal
    2. Thawee Wathana, LLC d/b/a BananaLeaf Asian Bistro, 5515 Mills Civic Parkway, Suite #140 - Class LC Liquor License with Sunday Sales - Renewal
    3. Mangia Tutto, LLC d/b/a Billy Vee's, 304 5<sup>th</sup> Street - Class LC Liquor License with Sunday Sales - Renewal
    4. Casey's Marketing Company d/b/a Casey's General Store #2297, 108 8<sup>th</sup> Street - Class BC Permit with Sunday Sales and Carryout Wine Privileges - Renewal
    5. Cinemark USA, Inc. d/b/a Century 20 Jordan Creek and XD, 101 Jordan Creek Parkway, Unit 2000 - Class BW Permit with Sunday Sales - Renewal
    6. CEC Entertainment, Inc. d/b/a Chuck E. Cheese's #958, 1431 22<sup>nd</sup> Street - Class BB Permit with Sunday Sales - Renewal
    7. Costco Wholesale Corporation d/b/a Costco Wholesale #788, 7205 Mills Civic Parkway - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - Renewal

8. Frank's Divine Pie 8950 d/b/a El Guapo's Tequila + Taco, 8950 University Avenue, Suite 105 - Class LC Liquor License with Sunday Sales and Outdoor Service - New
9. Envision Homes, LLC d/b/a Heart of Iowa Marketplace, 211 5<sup>th</sup> Street - Class B Native Wine Permit with Sunday Sales - Renewal
10. Hy-Vee, Inc. d/b/a Hy-Vee Gas #4, 665 South 51<sup>st</sup> Street - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - New
11. Riley Drive Entertainment I, Inc. d/b/a Tonic Bar, 5535 Mills Civic Parkway - Class LC Liquor License with Carryout Wine, Sunday Sales, Outdoor Service, and Catering Privileges - Renewal
12. InterMountain Management, LLC d/b/a TownePlace Suites, 125 South 68<sup>th</sup> Street - Class LB Liquor License with Sunday Sales - Renewal
13. International Event Center, Inc., d/b/a Val Air, 301 Ashworth Road - Class LC Liquor License with Sunday Sales and Outdoor Service - Renewal
- d. Motion - Approval of Additional Property Tax Payment
- e. Motion - Approval of Amendments to Professional Services Agreements:
  1. Jamie Hurd Amphitheater - Resident Construction Administrative Services, No. 2
  2. Nature Lodge HVAC Replacement, Roof Repairs and Exterior Improvements, No. 2
- f. Resolution - Approval of Interfund Transfers
- g. Resolution - Approval of FY 2018-19 Iowa Department of Transportation City Street Financial Report
- h. Resolution - Order Construction:
  1. South 85<sup>th</sup> Street, Cascade Avenue to Mills Civic Parkway
  2. City Entrance Enhancements, Phase 1B
  3. Nature Lodge HVAC Replacement, Roof Repairs and Exterior Improvements
- i. Resolution - Accept Work - South Area Lift Station Improvements
- j. Resolution - Accept Public Improvements - 542 5<sup>th</sup> Street Alley Improvements
- k. Resolution - Approval of Professional Services Agreements:
  1. Valley Junction Business District Pavers and Sidewalk
  2. Digital Marketing Services for "Go West" Campaign
- l. Resolution - Approval of Reservation of Storm Sewer and Utility Easement - Located Near the Intersection of 1<sup>st</sup> Street and Grand Avenue
- m. Resolution - Approval and Acceptance of Storm Water Management Facility Maintenance Agreement:
  1. Sammons Financial Group, 8300 Mills Civic Parkway
  2. Three Fountains, 4520 University Avenue
  3. IFBF Property Management, 5400 University Avenue
- n. Resolution - Approval of Consent to the Collateral Assignment of Development Agreement - Westfield Building, LLC and R&R Investors

**5. Old Business**

**6. Public Hearings (5:35 p.m.)**

- a. The Preserve, south of Raccoon River adjacent to the future extension of SW Grand Prairie Parkway - Amend Comprehensive Plan Land Use Map to Designate Single Family, Medium Density Residential and Agricultural/Open Space Land Use and Establish Agricultural/Open Space Zoning and The Preserve Planned Unit Development (PUD) - Raccoon River Land Company, LLC (Continued from July 15, 2019, August 5, 2019, and August 19, 2019)
  - 1. Motion - Accept Withdrawal of Request
- b. Unity Point Clinic, 4055 Westown Parkway - Vacation of a 20-foot Public Sanitary Sewer Easement and Acceptance of New Easement - Central Iowa Hospital Corporation (Continued from September 3, 2019)
  - 1. Resolution - Approval of Vacation Request
  - 2. Resolution - Approval and Acceptance of Sanitary Sewer Easement
- c. West Green Industrial Park, 175 South 9<sup>th</sup> Street - Vacation of Public Utility Easement - Reid Tamisiea
  - 1. Resolution - Approval of Vacation Request
- d. Agreement for Private Development - The Iowa Clinic West Lakes I, LLC and The Iowa Clinic, P.C. (Continued from September 3, 2019)
  - 1. Motion - Continue Public Hearing to October 7, 2019
- e. 2018-2019 FY Community Development Block Grant Program - Consolidated Annual Performance Evaluation Report (CAPER) - City Initiated
  - 1. Resolution - Approval of CAPER
- f. Vacation of Public Roadway and Termination of Public Roadway Easements - former Army Post Road, SE 11<sup>th</sup> Street, and Pine Avenue - City Initiated
  - 1. Resolution - Approval of Vacation of Public Street Right-of-Way and Release and Termination of Public Street Right-of-Way Easements
- g. Vacation of a Portion of Booneville Road Right-of-Way and Termination of Public Roadway Easements and Conveyance of a Portion of Vacated Booneville Road - City Initiated
  - 1. Ordinance - Approval of First Reading
  - 2. Resolution - Approval of Termination of Public Roadway Easements and Conveyance of a Portion of Vacated Booneville Road

- h. Sale and Conveyance of Property Located Near the Intersection of SE 11<sup>th</sup> Street and Veterans Parkway - Hurd Land Company, LLC (Continued from June 17, 2019 and July 1, 2019)
  - 1. Resolution - Approval of Sale and Conveyance of Property
- i. Conveyance of Excess Property to Hurd Real Estate Services, Inc. - Two Small Parcels Adjacent to Veterans Parkway - City Initiated
  - 1. Resolution - Approval of Conveyance of Property
- j. MidAmerican Energy RecPlex - Foundations - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Resolution - Award Contract
- k. Levee Trail Improvements - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Resolution - Award Contract

## 7. New Business

- a. Kings Landing Plat 3, south of Stagecoach Road and west of 100<sup>th</sup> Street - Subdivide Property into 17 Single Family Lots, One Public Street Lot and One Outlot for Detention - Kings Landing, LLC
  - 1. Resolution - Approval and Release of Final Plat
- b. Cedar Ridge Plat 3, southwest corner of Coachlight Drive and South 91<sup>st</sup> Street - Subdivide Property into 26 Single Family Lots, Two Outlots for Stormwater Management and Future Access, and Two Street Lots - Chayse Holdings, LLC
  - 1. Resolution - Approval of Preliminary Plat
- c. Courtyard at King's Landing, northeast corner of South 100<sup>th</sup> Street and Stagecoach Drive - Approval of a Site Plan to Develop a 79 Lot Detached Townhome Development - Caliber Iowa, LLC
  - 1. Resolution - Approval of Site Plan
- d. Raccoon River Basin 5 Lift Station, 3105 SW Grand Prairie Parkway - Construction of a Sanitary Sewer Lift Station - Raccoon River Land Company, LLC
  - 1. Resolution - Approval and Release of Plat of Survey
- e. Raccoon River Basin 5 Lift Station, 3105 SW Grand Prairie Parkway - Construction of a Sanitary Sewer Lift Station - Raccoon River Land Company, LLC
  - 1. Resolution - Approval of Site Plan

- f. Scotty's Pub 1, LLC d/b/a Scotty's Pub & Grub, 3781 EP True Parkway - Class LC Liquor License with Sunday Sales and Outdoor Service Privileges - Renewal
    - 1. Motion - Denial of Liquor License Application
  - g. Request for Installation of Street Light - 1000 Block of 7<sup>th</sup> Street - Steven Boyt
    - 1. Motion - Denial of Street Light Installation Request
- 8. **Receive, File and/or Refer**
- 9. **Other Matters**
- 10. **Executive Session**
  - a. Potential Acquisition/Disposition of Real Estate

The City of West Des Moines is pleased to provide accommodations to disabled individuals or groups and encourages their participation in city government. Should special accommodations be required please contact the Clerk's office at least 48 hours in advance, at 222-3600 to have accommodations provided.